

The Times-Dispatch.

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FRIDAY, MARCH 17, 1905.

How to Reduce Rents.

Every now and then some esteemed correspondent begs The Times-Dispatch to raise its voice against "high rents."

There never was a tenant, but thought his rents were too high; there never was a landlord but thought the rents too low.

There never was a tenant but would get his rent as low as possible; there never was a landlord but would charge as much for his property as it would bring.

We do not refer to the few who build and rent houses for the sake of philanthropy. As a rule, those who have real estate to rent endeavor to get the highest market price. It would be absurd for The Times-Dispatch therefore to make an appeal to those in Richmond who have houses for rent voluntarily to reduce their rates.

We might as well urge merchants to sell goods at less than the market price. Business is not done on that principle either in Richmond or elsewhere.

But there is a way to get rents reduced; there is a way to supply the man in moderate circumstances with a comfortable home at a moderate price, and that way is to build more houses.

Now we are approaching the main point, now we are coming to one of the strongest arguments in behalf of annexation. There should be more desirable building lots in Richmond. There is plenty of land in and around Richmond where cheap houses may be built, but it is not within the corporation, it is not provided with city conveniences and fire and police protection, and with the difficulty of obtaining servants it is almost impossible for families in city life to get along without the conveniences of a city home. Richmond ought to take in plenty of territory. It is better to take in too much than too little, for when we enlarge this time it will be many years before we will be permitted again to extend our borders.

With plenty of suburban property within the corporation, the city and the property owners may cooperate in making streets and putting in the necessary conveniences, and cheap and desirable houses will then go up as rapidly as the demand will justify. Some people talk as though the land to be annexed will be altogether a burden. In point of fact, it will be a revenue producer. True, for five years the revenue will be used to improve the territory, and give it city conveniences, but will not that be a good investment for Richmond? Will it not be enhancing taxable values and will not the new territory be a valuable acquisition after it has been improved and when it begins to pay full taxes?

Take in plenty of land and give the people plenty of cheap houses.

Virginia Patriots.

The reunion in this city last night of the members of the Virginia Constitutional Convention of 1901-2 was a notable and memorable occasion. It has been characteristic of the men of all generations to "point with pride" to their ancestors and to shake their heads and say that the men of past generations were greater than the men of the present. There have been many distinguished gatherings of distinguished men in the Old Dominion since the days that she became a State, but we believe that, taken them all in all, there never was assembled in this good State a body of men more able, more patriotic, better equipped to discharge the duties of the occasion or more conscientious in the discharge of those duties than the men who composed the Constitutional Convention of 1901-2. We go farther, and say that we believe that no body of men assembled in Virginia for a great work ever had more difficult problems to solve, ever solved their problems better, or performed a better public service than the patriots who composed this convention.

We say this not for the sake of bestowing praise, although it is always pleasing to bestow praise upon Virginians, but for the sake of making a record to be preserved in the history of this State. True, we have had something of the same sort before. Since we first became acquainted with the delegates to the convention we have had no doubt of their ability, their devotion to duty and their patriotism; but the Constitution which they framed and promulgated was at the first an untried experiment. It has now been in operation sufficiently long for a fair test, and upon this occasion it seems right and desirable for a newspaper published at

the seat of government to record the fact that the Constitution in its operation has been eminently successful and satisfactory. The work of the convention has been tested; it has stood the test, and we pronounce it good.

It was well that the surviving members of the convention should form themselves into an association; it is well for them to meet from year to year and enjoy each others' society, and in a friendly and informal way discuss upon topics of public interest and exalt and exploit those principles which make for clean politics, public morals, good government and patriotic endeavor. The reunion last night was altogether delightful and profitable, and we hope that there will be many happy returns of the occasion.

The City's Standard.

Now that the Jefferson Hotel is to be restored—how delightful that sounds!—the whole community should be inspired, and we believe will be inspired, to make the city of Richmond more beautiful and more attractive than ever. The Jefferson will be an ornament to Richmond, and Richmond must keep pace. The Jefferson will be a model of beauty and cleanliness, and as a city Richmond should live up to the standard. The Jefferson will attract thousands of visitors, persons coming from all sections of the country to see Richmond, and it should be our pride, as it will be our profit, to show them a city beautiful, a city with clean streets and parks adorned and beauty spots and fine school buildings well kept, and especially a city of ornate and comfortable homes.

When the Jefferson is restored there will always be a large number of critical "sightseers," and Richmond will be on exhibition. Let us begin right now to prepare our city for dress parade. No time is to be lost. Throughout the year 1907 Richmond will be overrun with visitors, with those who will come into the State to enjoy the Jamestown celebration, and those who will come to attend the Episcopal General Convention, and we should during that year have an exposition of our own—not such a show as it is proposed to give at Sewell's Point, but the exposition at large of a prosperous, progressive and ornate city. There will be no doubt about the beauty and attractiveness of our central hotel, but one hotel does not make a city.

Let us make the whole city beautiful and attractive, and in every way in keeping with the Jefferson Hotel.

Another Study in Grammar.

Editor of The Times-Dispatch: "Sir,—In the editorial columns this morning, you discuss a question of grammar, using as an example a sentence from the New York Sun. You are quite correct in asserting that the subjunctive should be employed in the sentence quoted, but did you not make a slip in calling were a present subjunctive? If you will refresh your memory on the use of tenses in conditions contrary to fact, I think you will see that the past (imperfect) and not the present subjunctive should be employed to denote a supposition implicitly false in present time. Surely you would write *quasi* *esse* *homo sceleratus* *et* *impus*, since *esse* would imply a future condition. Thus, again, you would write *si* *tu* *mihi* *et* *not* *dormias*, for "if he were asleep," since *esse* *dormias* would mean "if he should be asleep." The Sun would probably not use *erat*, neither ought the Sun to use *is*, but *erat* to denote a condition of unreality in present time. The subjunctive past should also be employed to denote a condition of unreality in present time. Thus, *ut* *ultram* *esse* *et* *non* *semel* *tuam* "I wish I were."

Respectfully,
ROBERT LEE BLANTON.

Suffolk, Va., March 15, 1905.

Our correspondent is technically correct, but by rereading the article in The Times-Dispatch he will observe that we were discussing the sentence under review rather than the technical form. In saying that the expression "if he were asleep" was a subjunctive present we explained that it had the significance of a present tense, the meaning being "if he were now asleep," but "he is not now asleep." In Latin the unreal conditional takes the imperfect or pluperfect subjunctive, the imperfect referring to the present time, the pluperfect to the past time. In other words, the imperfect subjunctive when employed as in this sentence to denote an unreal conditional of the present is, in fact, a present tense and while, as our correspondent says, the imperfect form should be used, the fact which we emphasized is not altered that, although the form is past, the significance is present. Our whole purpose was to show the difference between the expression, "if he was asleep," which relates clearly to a past condition; and "if he were asleep," which relates clearly to a present condition. Our intelligent correspondent understands this quite well and on this point there is no difference between him and The Times-Dispatch. We thank him for refreshing our memory on the Latin forms.

There Are Others.

While rejoicing over the Jefferson, let us not forget that there are other hotels in Richmond, and they are fine. The more good hotels we have, however, the better it will be for Richmond, and the better it will be for the hotels. One good hotel helps another.

Japan Wins.

We repeat, Japan has destroyed the Russian fleet, captured Port Arthur and practically driven Kuropatkin out of Manchuria. That is all that she got out of it. Why then has she not won her fight? And why is it not time for Russia to sue for peace? And if she does not do so, is it not time for the powers to interfere?

It looks as if Rev. Cordova were likely to be put where he couldn't elope again for at least another year.

France's attitude on the financial question may provide Russia with the necessary excuse.

FOR RHEUMATISM

ST. JOHN'S LINIMENT

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BANQUET WAS A NOTABLE AFFAIR

(Continued from First Page.)

on reception, and they all acted their parts well.

Toastmaster Stuart and the speakers were upon an elevated platform and their table was fairly loaded with flowers as were indeed all those in the hall. Tall growing palms were ranged around the walls, and Virginia and United States flags floated from almost every quarter of the room.

Governor Montague, who spoke on "Virginia," sat immediately at Mr. Stuart's right and at his left, Mr. Joseph Bryan, who responded on behalf of the invited guests. The other regular speakers were ranged along the table on either side.

Emmett B. Faison, one of the brightest stars in the Convention, now grown almost to manhood, was present and it developed that he is still a prime favorite with the members.

Speaking Begins.

It was 10:30 o'clock when Toastmaster Stuart rapped for order and extended a hearty greeting to the assembled guests. The remarks of Mr. Stuart, well timed, eloquent and timely, were loudly cheered.

He spoke in part as follows: "The first popular demonstration of approval of the new Constitution of Virginia came at the hour of the banquet in the form of a banquet tendered to the makers of that instrument by the leading citizens of the capital city. It was a demonstration of confidence and good will, coming from a source so representative of the best thought of the State, was accepted, alike as a high honor and as a fair prophecy of better things to come."

"We are not met to celebrate ourselves on the excellencies of the Constitution, though, in this, the third year of its life, we may look with pardonable pride and satisfaction on its improved systems, with reduced cost of administration, on largely increased revenue, with lightened burdens on the individual taxpayer; on the establishment of a more efficient system of public improvements, and on the establishment of our public institutions for necessary enlargement and betterment."

"But it is not these things I dare say which press upon the minds and hearts of those assembled here to-night, nor is it indeed the enjoyable social features of the evening which are the chief objects of our retrospect. We think of that bright June day, when one hundred of Virginia's chosen sons gathered in the hall of the Convention, and there, in the presence of the proud traditions and sacred memories of a great Commonwealth, in the very shadow of those splendid columns, which stand as sentinels over the heritage bequeathed to us. There stands the man whose noble eloquence inspired, and whose noble heroism achieved, and the man whose mighty intellect expounded the chart of human progress, and the man whose noble intellect expounded the chart of human progress, and the man whose noble intellect expounded the chart of human progress."

The Governor Speaks.

When the Governor arose he was received with a shout of applause, and he addressed the assembly in a very graceful and fully acknowledged the honor done him by the gentlemen of the convention. Addressing himself to his theme, "Virginia," the Governor eulogized the name, which he said meant one thing to one person and another to another at various times in its history.

In sketching the history of the old Commonwealth, he did so in a series of pictures of the great epochs in its history, and of the men whose names were linked with those epochs. Beginning with the Jamestown settlement, he referred to Bacon's rebellion as the first great expression of the Anglo-Saxon spirit in this country, and traced the career of the great of the old Commonwealth, marked in its days antedating the revolution, when "Virginia's son, Mason, had drawn the chart of human rights, and later when Jefferson had proclaimed a nation's independence. To George Rogers Clarke, another of Virginia's sons, the Governor attributed the fact that the St. Lawrence River, instead of the Ohio, marked the line between the north and the south. Continuing, the Governor called the glorious roll of the epoch making sons of Virginia, and enumerated their contributions to the glory of the American Commonwealth, coming down to the nineteenth century, and its galaxy of greatness in peace and war.

Referring to the Constitutional Convention of 1901-2, the Governor declared that their work represented the best of the best people of the best times in the history of this Commonwealth. There might have been and there might still be differences of views concerning phases of the work of the convention, but it was in such differences that the best work of a free people is done. "Your instrument is destined to play a great part in the history of this Commonwealth. Its full acceptance may be a matter of time, but it is a sure growth." Referring to his own approval of the Constitution and his official part in making it the organic law of the Commonwealth, the Governor assured his hearers that he was proud to have the Department of the government could give it force it had been given with pleasure and with pride. He closed with a splendid apostrophe to patriotism, that patriotism that looks upon an opportunity as a duty everywhere. He predicted whatever emergency or exigency might arise the people of Virginia would go forward courageously to meet it, in the future as in the past.

The Governor was warmly applauded in the course of his fifteen minute speech, and was given a warm demonstration when he closed and resumed his seat.

Constitution's Blessings.

Major William A. Anderson followed the Governor, and the "Lone Lion of Lexington" was accorded a flattering reception.

Major Anderson spoke in part as follows: "We are met to-night to renew pleasant associations and to keep alive the memory of arduous labors shared in the accomplishment of a great achievement."

"The Virginia Constitutional Convention of 1901-2 mark a momentous era in the history of the Commonwealth."

"If you would ask me to point out the features of that instrument which are most conspicuous for their wisdom and most worthy of our attention, I would point to the prospect of more than two and a half years since it went into operation, I would say that they are these: 1. That it gives to Virginia what competent authority has pronounced to be the best system of taxation and finance yet embodied in the Constitution."

"I now come to the most important and far-reaching of all the reforms embodied in this admirable instrument. It is that which, as far as it can be accomplished without conflict with the war amendments to the Federal Constitution, secures the just, paramount and rightful supremacy of the Caucasian race in this Commonwealth. While it does this, it safeguards the colored people of the State in all of their personal and their civil rights, as fully as it protects the Caucasian race in the enjoyment of these rights."

"As far as could well be provided for in the precept of the fundamental law of a State, it discourages and prohibits all illegal and corrupt practices in connection with elections, in recognition of the truth that if the corrupting influence of political power become corrupted, the decadence and degradation of the people will speedily follow—indeed, have already begun."

What the Mayor Said.

The band struck up "Dixie" when Mayor Anderson concluded and the audience went wild with delight.

Mayor McCarthy followed and his speech was a hit and was enthusiastically received.

COLD CURE

Price 25c. Relieves the head, throat, and lungs almost immediately.

I WILL REFUND YOUR MONEY IF IT FAILS. MUNYON, Philadelphia.

of any American State—a system which, introduced by degrees, can be fully inaugurated in a decade from this time.

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Letter From Mr. Goode.

Mr. Stuart paid a delicate tribute to President Goode, who was detained at his home by sickness, and he then read the letter from the beloved and veteran leader.

"This letter expresses the deepest regret that he is prevented by sickness from attending. In addition he writes: 'This is a great and glorious disappointment to me, as I had looked forward to the time when I could enjoy the opportunity of again greeting my former colleagues and of reviewing with them the past. Permit me to say, that I shall ever cherish among the proud recollections of my life the memory of the occasion conferred by my unanimous election as the President of that honorable body, and now can never forget the warm and cordial reception, the uniform kindness and courtesy extended to me by all the members without distinction of party. It was a privilege to take an active part in a discussion of the new constitution, and what it has done for the State. He says in conclusion, 'I have accomplished my work, and passed into history. As it was in its proceedings, I have not been able to be inappropriate for me to say that its members have built better than they knew.'"

While the Revised and Amended Constitution is not altogether perfect, and may not be entirely acceptable in every respect, it is a vast improvement over the one that could have been framed under the circumstances by which you were surrounded."

Yonkers, N. Y., March 15, 1905. The members of the convention who were present were as follows: Guy W. Allen, W. A. Anderson, John S. Barbour, Joseph L. Barham, M. H. Barnes, Robert W. Blair, W. H. Boz, Wood Bouldin, A. C. Braxton, D. Tucker Brooke, John Thompson Brown, William E. Cameron, Clarence J. Campbell, P. W. Campbell, Hill Carter, Hunter B. Chapman, W. L. Cobb, D. C. Eggleston, B. J. Epps, Henry Fairfax, Albert Fletcher, H. D. Flood, G. T. Garrett, Carter Glass, B. T. Gordon, James W. Gordon, R. Lindsey Gordon, Berryman Green, Roger Gregory, T. L. Gwyn, Alexander Hamilton, Goodrich Hinton, J. M. Hooker, Emma Hunter, Jr., J. H. Ingram, Clegg B. Jones George B. Kessell, Glimor S. Kendall, A. T. Lincoln, J. H. Lindsay, E. H. Love, Richard McIlwaine, Charles V. Meredith, Thomas J. Moncure, B. Walton Moore, James Mundy, D. C. O'Flaherty, John Garland Polard, W. N. Portlock, W. Gordon Robertson, Joseph Stebbins, Henry C. Stuart, J. B. T. Thornton, Robert Turnbull, Gordon L. Vincent, S. P. Waddill, C. Harding Walker, N. B. Westcott, J. M. Willis, George D. Wise, Eugene Withers, Jonathan Woodhouse, W. T. Yancey.

The invited guests present were: John P. Branch, John L. Williams, E. L. Be miss, John Skelton Williams, T. A. Cary, Joseph Bryan, James H. Dooley, C. W. Branch, John A. Coke, S. W. Travers, S. D. Crenshaw, John P. George, John S. Elliott, Fritz Sitterling, W. M. Hill, Milton Marcuse, Colonel Archer Anderson, A. von N. Rosenberg, William Rucker, N. W. Howe, B. T. Johnson, R. L. Traylor, John C. Walker, James D. Patton, Ormond Blow, John S. Munce, Frank W. Christian, Wyndham R. Meredith, Charles B. Bolling, J. J. Montague, Coleman Wortham, O. Herbert Finster, R. A. Lancaster, Jr., Robert Lecky, Jr., John Stewart Bryan, Judge S. B. Witt, Judge Edmund Waddill, W. W. Hunt, Hon. J. Montague (Governor), Joseph E. Wilkard (Lieutenant-Governor), Judge James Keith, Judge Richard H. Cardwell, Judge John A. Buchanan, Judge George M. Harrison, Judge Stafford G. Little, Judge B. T. Crump, Judge L. L. Lewis, Major McCarthy, Captain John Lamb, Morton Mayne, John G. Dew, A. W. Williams, Hon. S. B. Copeland, Alfred B. Williams, Hon. Charles T. C'Ferrall, Joseph Butten, George Lindsay, J. N. Brennan, F. B. Watkins, Colonel A. S. Buford, C. A. Boyce, H. A. Hawkins, Andrew Joyner, Edward B. Smith, Major Robert Hunter, W. E. Harris, A. H. Taylor, J. W. Richardson, J. H. O'Bannon.

Our Further Duty.

Loud applause greeted the reading of Mr. Goode's letter, and Hon. R. Walton Moore spoke of "Our Further Duty to the State."

Premising his short and brilliant speech with the humorous statement that no doubt about it the Constitution seemed to be working well to-night, Mr. Moore, brought frequent applause by his references to practical benefits flowing from the new instrument.

Grouping the subjects of transportation, education, and good roads, he eloquently outlined the great results already the State was experiencing physically, financially, intellectually and morally.

Judge Berryman Green followed Mr. Moore, and his subject was "The Influence of the Constitution of 1902 upon the Politics of the State."

Judge Green said when he first came to the convention he used to see in the papers every day what a horribly corrupt city Norfolk was, but that under the new Constitution Norfolk had come to be as pure as Sodom and Gomorrah. This hit at the political moles of the seaside city, and drew a hearty laugh.

Judge Green's effort was one of character, force and eloquence, and he stirred his hearers to a high pitch of enthusiasm.

As the speaker pointed out the wonderful improvement in the public conditions under a purified legislature, his audience responded with great vigor.

He interspersed his remarks with witty and humorous references, for which he is famous, and though the hour was late, every one seemed highly entertained. Judge Green predicted that if properly executed the Constitution would continue to exert a powerful and refreshing influence upon the political conditions of the State.

A Modern Constitution.

Hon. Charles V. Meredith spoke on

"A Modern Constitution," and his effort

was a able, eloquent treatise on the great work of the body of which he was a distinguished leader.

Speaking of the corporation article and of the liability of employers for injuries to employees through negligence of a fellow-servant, he said:

"By Article 12 of the Constitution you introduced an absolutely new feature into the government of this State, for you therein declared the necessity for a control over corporations, which could not be exercised by legislative action. You required that corporations should be created by general laws. You created that body known as the Corporation Commission, which is now doing its best to control corporations. It has been so much under the public eye, and has been the subject of so much public discussion, and so universally appreciated by the people, that no extent of praise need be spoken of it. Personally of such importance do I deem this department that I shall be greatly guided by what I shall believe such candidly will do as to this department, for I believe the appointment upon this commission to be one of it not the most important, of the gubernatorial duties."

"In that article you not only saw fit to appoint to the corporation commission upon business and the irresponsible conduct of corporations, but you offered protection to the lives of people whose lives are always amid danger, and so often end in death. You forbade the application of the doctrine of fellow-servant to railroad employees. Surely if justice is to be done, the application of any rule of law, preventing the recovery of compensation for the negligent taking of a life or limb."

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APENTA

HUNGARIAN NATURAL APERIENT WATER.

USES.

For occasional or habitual constipation. As a safe, ordinary, and gentle laxative. To relieve the kidneys.

In bilious attacks and disorders of the liver. For improving the complexion.